



Lincoln Police Department  
Thomas K. Casady, Chief of Police  
575 South 10th Street  
Lincoln, Nebraska 68508

402-441-7204  
fax: 402-441-8492



MAYOR COLEEN J. SENG

[www.ci.lincoln.ne.us](http://www.ci.lincoln.ne.us)

August 3, 2005

Mayor Seng and City Council  
City of Lincoln  
City County Building  
Lincoln, NE

Mayor Seng and Members of the City Council:

An investigation has been made regarding the application of Iguana's Pub, 1426 'O' Street requesting an addition to their current liquor license.

The area request is the address to the west which is 1422 'O' Street.

For Council's information, the owners of the business remain the same, and background information on the owners is on file.

If this application is approved, it should be with the understanding that it conforms to all the rules and regulations of Lincoln, Lancaster County and the State of Nebraska.

THOMAS K. CASADY, Chief of Police



A nationally accredited law enforcement agency





**Dave Heineman**  
Governor

July 29, 2005

City Clerk  
County/City Bldg  
555 S 10  
Lincoln NE 68508

RE: Expo Inc  
"Iguana's Pub"  
1426 O Street  
Lincoln NE 68508  
License #I20163

Dear Clerk:

The above referenced license  
Enclosed is a copy of their

Please present this request for  
results of that action.

Sincerely,

NEBRASKA LIQUOR COMMISSION

Jill Nelson  
Licensing Division

c: Licensee  
File

**Rhonda R. Flower**  
Commissioner

PLEASE COMPLETE AND RETURN TO:  
NE LIQUOR CONTROL COMMISSION  
PO BOX 95046  
LINCOLN, NE 68509-5046

City Clerk

Receipt 134872

RECEIVED

NEBRASKA LIQUOR  
CONTROL COMMISSION

JUL 12 2005

FEE OF \$45.00 REQUIRED

JUL 12 2005

LICENSEE'S NAME: Expo, Inc.

NEBRASKA LIQUOR  
CONTROL COMMISSION

TRADE NAME: Ignara's Pub

PREMISE ADDRESS: 1426 'D' St

CITY/COUNTY: Lincoln / Lancaster

LICENSE NUMBER: 20163

TELEPHONE: (402) 476-8850

Addition to the current

Bldg approx 60' x 23' + outdoor patio/  
PLEASE CHECK ONE OF THE FOLLOW sidewalk cafe area 11' x 23'

IN

☒ ADDITION/ RECONSTRUCTION

☐ CHANGE OF LOCATION

☐ DELETION

☐ CHANGE OF LOCATION (this application will not be accepted if the license is moving into another jurisdiction)

Address From:

Indicate local governing body jurisdiction; city or county \_\_\_\_\_

Address To :

Indicate local governing body jurisdiction; city or county \_\_\_\_\_

- 1) INCLUDE A SKETCH OF THE PROPOSED AREA TO BE LICENSED (8½ x 11 PAPER - BLUEPRINTS NOT ACCEPTED) INDICATE THE DIMENSIONS OF THE AREA TO BE LICENSED AND THE DIRECTION 'NORTH' ON THE SKETCH
- 2) SUBMIT A COPY OF YOUR LEASE OR DEED DEMONSTRATING OWNERSHIP
- 3) IF YOU DO NOT KNOW WHAT JURISDICTION YOU ARE LOCATED IN, CALL THE CITY OF COUNTY CLERK
- 4) IN ORDER TO CLARIFY YOUR CHANGES, AN ATTACHED EXPLANATION IS ALWAYS WELCOME

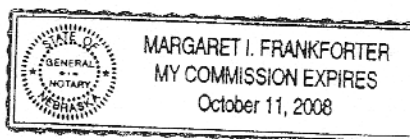
### AFFIDAVIT

THE ABOVE REFERENCE REQUEST, AS FILED, WILL COMPLY WITH THE RULES AND REGULATIONS OF THE NEBRASKA LIQUOR CONTROL ACT.

[Signature]  
SIGNATURE OF LICENSEE

SUBSCRIBED IN MY PRESENCE AND FIRST DULY SWORN TO BEFORE ME ON THIS 12<sup>th</sup> DAY OF July, 2005.

Margaret J. Frankforter  
NOTARY PUBLIC'S SIGNATURE & SEAL



CR 10840 \$4500

Receipt 134872

Lease

This lease is made and entered into on March 30, 2005, by and between Ohana, LLC, a Nebraska Corp (the landlord), and Expo, Inc., a Nebraska Corp (the tenant).

Landlord's Address: Ohana, LLC  
6704 SE 17<sup>th</sup> Ave  
Portland, OR 97202

RECEIVED

JUL 12 2005

Tenant's Address: Expo, Inc  
1426 'O' Street  
Lincoln, NE 68508

NEBRASKA LIQUOR  
CONTROL COMMISSION

**Premises:** The first floor on the building located at 1422 'O' Street, Lincoln, Nebraska 68508, located on Little and Alexander Sub Lot 9 E1/2. Leased area is the back portion of building measuring 70 feet by 23 feet - approximately 1610 square feet.

**Term of lease:** The term shall commence on the date of execution of this lease and is for a period of ten years.

**Annual Rent:** The annual rent for the first year commencing March 30, 2005, shall be One Thousand dollars (\$1,000.00), payable on the first day of each month. The annual rent shall increase by Three percent (3%) each year on the anniversary of date on the agreement.

**Proportionate Share:** Tenant shall be responsible and shall pay its proportionate share of taxes and Insurance. The proportionate share shall be 33% of the entire buildings taxes and Insurance.

'Landlord'

Ohana, LLC.

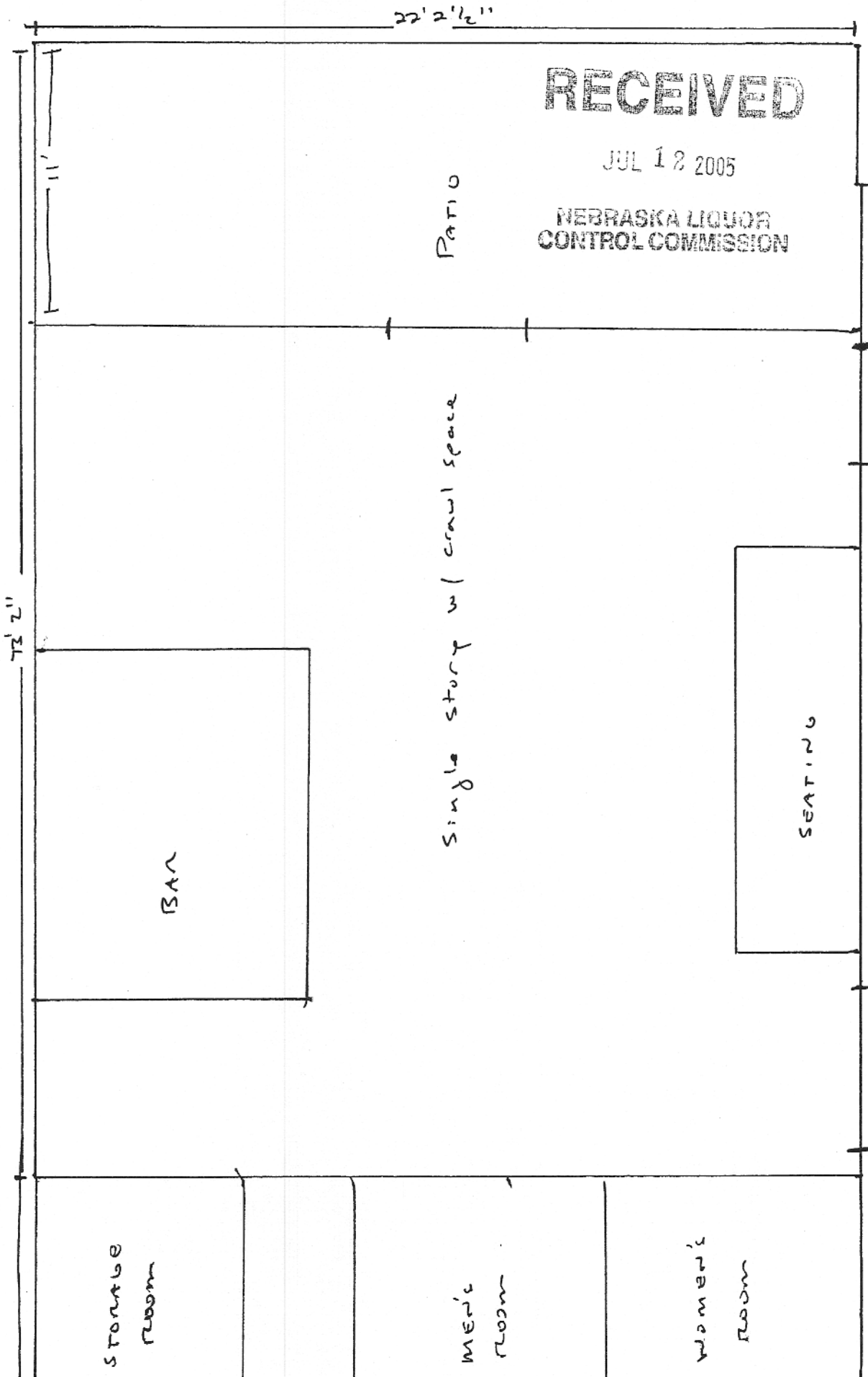
By: H. Rebecca Smith  
H. Rebecca Smith

'Tenant'

Expo, Inc.

By: Jody Luth  
Jody Luth

NORTH



IGUANTS - 1426 '0' st  
Existing License - 20163 (I)

we would like to e

(Iguana's Pub) to include

'O' St.).

There will be an en

entire length of the extens

22' 2.5") on the north end

building. The extension is

In addition, I spoke

were needed for this projec